



Entered on Docket
April 08, 2010

A handwritten signature in black ink, appearing to read "Mike K. Nakagawa".

Hon. Mike K. Nakagawa
United States Bankruptcy Judge

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UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEVADA

In re:)	Chapter 13
CARL A. BASSETT,)	CASE NO: S-09-28379-MKN
)	Hearing Date: March 10, 2010
Debtor.)	Hearing Time: 1:30 p.m.
)	Location: Foley Federal Building
)	Courtroom No. 2

ORDER GRANTING
SECURED CREDITOR ADEQUATE PROTECTION

Pursuant to the Stipulation of the parties regarding the property commonly known as 8916 Loggers Mill Avenue, Las Vegas, NV 89143 (the "Property") and good cause appearing:

IT IS HEREBY ORDERED

1. Debtor shall make regular monthly payments to Creditor pursuant to the terms of the subject Note (the "Note"), commencing April 1, 2010 and continuing until all outstanding amounts under the Note are paid in full.

1 2. In addition to regular monthly payments, Debtor shall tender six (6) payments to
2 Creditor in the sum of \$1,956.45 each, commencing March 20, 2010 and continuing through and
3 including August 20, 2010 until all post-petition arrears due and owing under the Note in the current
4 sum of \$ 11,738.68 are paid in full, which arrears consist of six (6) payments of \$1,812.28 each, and
5 attorney's fees and costs of \$865.00.

6 3. Debtor shall comply with the terms and conditions of his Chapter 13 Plan with respect
7 to the payments to the Chapter 13 Trustee.

8 4. For so long as the automatic stay applies to the subject property, if Debtor defaults
9 on any provision contained in paragraphs 1, 2, and/or 3, inclusive of this Order, Creditor shall
10 provide written notice to Debtor at 8916 Loggers Mill Avenue, Las Vegas, Nevada 89143 and to
11 Thomas Crowe, 7381 W. Charleston Blvd. #110, Las Vegas, Nevada 89117, Debtor's attorney of
12 record, indicating the nature of the default. If Debtor fails to cure the default after the passage of
13 fifteen (15) calendar days from the date written notice is placed in the mail, then Creditor may file
14 an *ex parte* Declaration of Non-Cure and an Order terminating automatic stay, the automatic stay
15 shall be immediately terminated as to Creditor and Creditor may proceed to foreclose its security
16 interest in the Property under the terms of the Note and Mortgage and pursuant to applicable state
17 law and thereafter commence any action necessary to obtain complete possession of the Property
18 without further order or proceeding of this Court.

19 5. In the event that Creditor is granted Relief from the Automatic Stay, the parties
20 hereby stipulate that the 14-day stay provided by Bankruptcy Rule 4001(a)(3) is waived.

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6. In the event that the Debtor defaults under this Stipulation and Creditor forwards a 15-day letter to Debtor, he shall be required to tender \$100.00 for each default letter submitted in order to cure the default.

SUBMITTED:

s/ Cindy Lee Stock
 CINDY LEE STOCK
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 915 East Bonneville Avenue
 Las Vegas, Nevada 89101
 Attorney for
 JPMORGAN CHASE BANK,
 NATIONAL ASSOCIATION

APPROVED BY:

THMOAS CROWE
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 Las Vegas, Nevada 89117
 Attorneys for Debtors

APPROVED BY:

rick a. YARNALL 3-29-10
 RICK A. YARNALL
 701 Bridger Avenue, #820
 Las Vegas, Nevada 89101
 Chapter 13 Trustee

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